

THE UNITED STATES BANKRUPTCY COURT FOR THE  
WESTERN DISTRICT OF WASHINGTON AT SEATTLE

In Re:

JILL JENSEN-AMES,  
Debtor.

NO. 10-14185

PRE-CONFIRMATION REPORT

COMES NOW the Debtor and in compliance with L.R.3020-1(a) and 3018-1, submits the following:

- A. An objection to confirmation was filed by Banner Bank.
- B. An objection to confirmation was filed by Mark Chan and Karl Kreber.
- C. An objection to confirmation was filed by John Gelber and Terry Smith.
- D. The plan does not currently satisfy the requirements for confirmation under 11 USC §1129(b).

**SUMMARY OF BALLOTS FILED**

Class Seven: a) One ballot received:

- 1) Banner Bank  
Elizabeth Shea, attorney  
\$30,500

Rejects

b) Total claims:

- 1) One ballot received; total value = \$30,500
- 2) Voting percentage of claims rejecting - 100 percent
- 3) Voting percentage of number rejecting - 100 percent.

Class Fourteen: a) Seven ballots received:

- 1) Tracy Minick  
\$30,500  
Accepts
- 2) Sharon Baurchard  
\$51,000  
Accepts
- 3) David and Kathryn Proff  
\$159,528  
Rejects
- 4) Cheryl J. Wolf  
-Unknown-  
Accepts
- 5) Katherine Swanberg  
-Unknown-  
Accepts
- 6) Mark Chan  
\$50,000  
Rejects
- 7) Karl Kreber  
\$105,000  
Rejects

b) Total Claims:

- 1) Seven ballots received; total value = \$477,528
- 2) Voting percentage of claims:

1 - Voting to accept = \$81,500  
17%

2 - Voting to reject = \$396,028  
83%

3) Voting number: 7

5 - Voting to accept = 57%

6 - Voting to reject = 43%

7 Debtor is hopeful that several of the objections can be overcome with discussions with  
8 responding creditors. Debtor is hopeful that some of the votes against confirmation can be changed  
9 to acceptances between now and the confirmation hearing. Debtor will be working towards that  
10 goal. Confirmation under 11 USC section 1129(b)(1) is not possible at this time. If Debtor is  
11 successful in her discussions with creditors, Debtor will seek confirmation under 11 USC section  
12 1129(b)(1). Debtor may ask for a continuance to give her more time to work out a satisfactory  
13 agreement with objecting creditors.

14 DATED this 13<sup>th</sup> day of December, 2010.

15 \_\_\_\_\_ Law Offices of Jeffrey B. Wells

16 /s/ Jeffrey B. Wells  
17 JEFFREY B. WELLS WSBA #6317  
18 Attorney for Debtor  
19  
20  
21  
22  
23  
24  
25  
26

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

CERTIFICATE OF SERVICE

I certify that a copy of the **Pre-Confirmation Report** was served on the following parties by the indicated methods on the date set forth below:

U.S. Trustee  
700 Stewart Street, Suite 5103  
Seattle, WA 98101  
*via ECF*

Hon. Karen A. Overstreet  
700 Stewart Street., Rm. 7206  
Seattle, WA 98101  
*via ECF*

Elizabeth Shea  
Attorney for Banner Bank  
Hacker and Willig PS  
1501 4th Ave Ste 2150  
Seattle, WA 98101  
*via ECF and electronic mail*

Bridget Shaw  
Attorney for Mark Chan and Karl Kreber  
Shaw Law Group  
1818 Westlake Ave. N., #308  
Seattle, WA 98109  
*via ECF and electronic mail*

Richard Wotipka  
Attorney for John Gelber and Terry Smith  
720 3rd Ave Ste 1600  
Seattle, WA 98104-1813  
*via ECF and electronic mail*

DATED this 13<sup>th</sup> day of December, 2010

/s/ Emily Jarvis  
EMILY JARVIS